

## \$339,900 - 13810 75 Street, Edmonton

MLS® #E4454889

**\$339,900**

2 Bedroom, 1.00 Bathroom, 1,114 sqft

Single Family on 0.00 Acres

Kildare, Edmonton, AB

WELCOME TO THIS SPACIOUS, ADULT LIVING BUNGALOW! Ideally located in a great neighbourhood close to everything you need—shopping, medical services, walking trails & more. With no condo fees, this home offers true independence with the low-maintenance lifestyle you™ve been looking for. Step inside & enjoy the open-concept layout, complete with vaulted ceilings that create a bright & airy atmosphere. The living & dining areas flow seamlessly into the kitchen, making entertaining or relaxing at home effortless. Featuring two oversized bedrooms with spacious closets, there's plenty of room for guests, a home office, or hobbies. The main floor also includes a well-appointed bathroom & convenient laundry. Downstairs, the fully finished basement offers even more living space—perfect for a recreation room, home gym, or workshop—with a rough-in for an additional bathroom, giving you room to expand. Outside, enjoy a private patio area and the added convenience of an oversized single attached garage. Welcome Home!!!

Built in 1989

### Essential Information

MLS® # E4454889

Price \$339,900



|                |               |
|----------------|---------------|
| Bedrooms       | 2             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 1,114         |
| Acres          | 0.00          |
| Year Built     | 1989          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | Bungalow      |
| Status         | Active        |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 13810 75 Street |
| Area        | Edmonton        |
| Subdivision | Kildare         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5C 3R3         |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Amenities      | See Remarks                        |
| Parking Spaces | 2                                  |
| Parking        | Over Sized, Single Garage Attached |

### Interior

|              |                                                                                                                   |
|--------------|-------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                         |
| Stories      | 2                                                                                                                 |
| Has Basement | Yes                                                                                                               |
| Basement     | Full, Finished                                                                                                    |

### Exterior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                   |
| Exterior Features | Back Lane, Corner Lot, Landscaped, Level Land, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                              |
| Construction      | Wood, Vinyl                                                                                                                   |

Foundation                      Preserved Wood

**School Information**

Elementary                      Kildare School  
Middle                              Londonderry School  
High                                M.E. LaZerte

**Additional Information**

Date Listed                      August 27th, 2025  
Days on Market                20  
Zoning                              Zone 02

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